

ZONING AND ADJUSTMENT BOARD
November 2, 2009

The Zoning and Adjustment Board of Sumter County, Florida, convened on Monday, November 2, 2009, at 6:30 P.M. with the following members present: Larry Story-Chairman, Frank Topping-Vice-Chairman, Ron Berry, Dossie Singleton, Nathan Yoder, Frank Szczepanski, Richard Cole, Bob Hunt, Jessica Garner, and Woody Hill.

Members Brad Sheppard, Marge Thies, and Bailey Cassels were absent.

Sarah Gill - Recording Secretary, Brad Cornelius - Planning Manager, and Derrill McAteer - Zoning and Adjustment Board Attorney, were present.

Chairman Larry Story called the meeting to order.

Mr. Berry led the pledge of allegiance, and Mr. Hunt led the prayer.

Mr. Story presented the proof of publication.

Mr. Cole made a motion to approve the minutes from the October 19, 2009, meeting. Mr. Berry seconded the motion, and the motion carried.

T2009-0030

Minnie Davis – Temporary Use Permit for three years to allow a mobile home as a caregiver's residence.

Minnie Davis, owner, and Linda Davis, representative, were present and requested a Temporary Use Permit for three years to allow a mobile home as a caregiver's residence. There were four notices sent. Of the four notices sent, one was returned in favor and none were returned in objection. There were no objections from the audience.

Mr. Cornelius provided the Board with a brief explanation of the staff report and recommendation of denial. He also explained that Mrs. Gill spoke with Mrs. Minnie Davis after the staff report was completed. Mrs. Minnie Davis stated that her son and daughter-in-law, Robert and Linda Davis, would be living in the caregiver's residence and providing her care. She also included her son, Steve Davis, who currently lives with her, will be relocated by his employer and will not be able to care for her. Mr. Cole asked Mrs. Minnie Davis who will be receiving care. Mrs. Davis stated she will be the care receiver and her son and daughter-in-law will be providing the care. Mr. Cole asked Mrs. Linda Davis if she and her husband worked during the day. She replied they did, but her 26-year-old daughter provides care during the day. Mr. Story asked Mrs. Minnie Davis which of the two mobile homes on the property is the temporary structure. Mrs. Minnie Davis stated it was the single wide mobile home on the north end of the property.

Mr. Topping made a motion to approve the Temporary Use Permit for three years to allow a mobile home as a caregiver's residence. Mr. Cole seconded the motion, and the motion carried.

S2009-0017

Pan Do Kim & Susan Yi (JWROS) – Special Use Permit to allow a church in an existing commercial building.

Patricia Burnham, representative for the applicants, was present and requested a Special Use Permit to allow a church in an existing commercial building. There were three notices sent. Of the three notices sent, one was returned in favor and none were returned in objection. There were no objections from the audience.

Mr. Cornelius stated the conditions placed in the staff report were as follows:

- The septic system and potable water system serving the church shall be permitted with Sumter County Environmental Health;
- A driveway connection permit must be obtained from the Florida Department of Transportation for the driveway on SR 471; and

- A change of use approval of the existing building must be obtained by Sumter County Fire Rescue and Sumter County Building Departments.

Ms. Burnham stated she agreed with all conditions.

Mr. Topping made a motion to approve the Special Use Permit subject to the following conditions:

- The septic system and potable water system serving the church shall be permitted with Sumter County Environmental Health;
- A driveway connection permit must be obtained from the Florida Department of Transportation for the driveway on SR 471; and
- A change of use approval of the existing building must be obtained by Sumter County Fire Rescue and Sumter County Building Departments.

Mr. Cole seconded the motion, and the motion carried.

R2009-0021

Clark and Barbara Caruthers – Rezone two acres MOL from RR5C to RR1C to complete a lineal transfer.

Clark Caruthers, was present and requested a rezoning on two acres MOL from RR5C to RR1C to complete a lineal transfer. There were 12 notices sent. Of the 12 notices sent, two were returned in favor and none were returned in objection. There were no objections from the audience.

Mr. Cornelius explained the lineal transfer meets all the lineal transfer requirements and is from grandparents to granddaughter. Mr. Cole asked whether staff had explained the restrictions for who may obtain building permits. Mr. Cornelius confirmed the applicant was advised of the lineal transfer requirements.

Mr. Topping made a motion to recommend approval of this application to the Board of County Commissioners. Mr. Cole seconded the motion, and the motion carried.

Mr. Cole made a motion to adjourn at 6:49 P.M. Mr. Hill seconded the motion, and the motion carried.

Larry Story, Chairman
Zoning and Adjustment Board